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**UNITED STATES DISTRICT COURT
DISTRICT OF NEVADA**

WELLS FARGO BANK, N.A.; a national
banking association

Case No. 2:17-cv-01510-RFB-NJK

Plaintiffs,

VS.

SATICOY BAY LLC, SERIES 1304
KINGDOM, a Nevada limited-liability
company; CASTLEGATE HOMEOWNERS
ASSOCIATION, a Nevada non-profit
corporation; LEACH JOHNSON SONG &
GRUCHOW, LTD., a Nevada limited-liability
company;

**STIPULATION AND ORDER FOR
DISMISSAL WITHOUT PREJUDICE
OF LEACH JOHNSON SONG &
GRUCHOW, LTD.**

Defendants.

Plaintiff Wells Fargo Bank, N.A. (“Wells Fargo”) and Defendant Leach Johnson Song & Gruchow, Ltd. (“LJS&G,” and together with Wells Fargo, the “Parties”), by and through their undersigned counsel of record, hereby stipulate and agree as follows:

WHEREAS, the above-captioned action concerns an NRS 116 foreclosure sale involving that real property in Clark County, Nevada with APN 163-04-513-004, commonly known as 1304 Kingdom Street, Las Vegas, NV 89117 (the "Property");

1 WHEREAS, Wells Fargo filed its Complaint on May 26, 2017, alleging several causes of
2 action against LJS&G; and

3 WHEREAS, LJS&G disclaims any interest in the property.

4 NOW, THEREFORE, IT IS HEREBY STIPULATED AND AGREED that:

5 1. The Complaint is dismissed without prejudice as to LJS&G only, with each party to
6 bear their own fees/costs.

7 2. LJS&G shall be bound by any non-monetary final order, judgment or decree as to the
8 disposition of the Property and the validity of the NRS 116 foreclosure sale of the Property.

9 3. Any statute of limitations for the causes of action asserted against LJS&G in the
10 Complaint shall be tolled from the date this Stipulation is signed by the parties until the litigation
11 is fully and finally concluded.

12 4. Within thirty (30) days after entry of this Stipulation and Order, LJS&G shall produce
13 to Wells Fargo's attorneys of record any documents relevant to the above-captioned litigation
14 along with a Certificate of Custodian of Records.

15 5. Upon request by Wells Fargo, LJS&G shall produce, to Wells Fargo's attorneys of record,
16 a knowledgeable witness for deposition regarding the facts and circumstances in this case. Wells
17 Fargo shall give LJS&G 30 days' notice of the deposition and coordinate the time, date and
18 location with LJS&G. LJS&G will also produce a similar witness for trial, if necessary.

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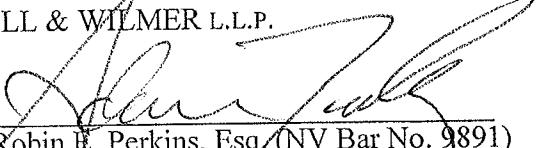
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1 Wherefore, the undersigned request this Court enter an Order granting the above
2 stipulation.

3 Dated: August 21, 2017.

4 SNELL & WILMER L.L.P.
5

6 By: 
7 Robin E. Perkins, Esq. (NV Bar No. 9891)
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14 *Attorneys for Plaintiff Wells Fargo Bank,
15 N.A.*

16 Dated: August 21, 2017.

17 LEACH JOHNSON SONG & GRUCHOW
18 

19 By: 
20 Sean L. Anderson, Esq.
21 LEACH JOHNSON SONG & GRUCHOW
22 8945 W. Russell Road, Suite 330
23 Las Vegas, Nevada 89148
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26 *Defendant*

27 ORDER

28 IT IS SO ORDERED.



29 RICHARD F. BOULWARE, II
30 United States District Judge

31 DATED this 30th day of August, 2017.

32 Snell & Wilmer
33 LLP
34 LAW OFFICES
35 Howard Hughes Parkway, Suite 1100
36 Las Vegas, Nevada 89169
37 (702) 784-5200

CERTIFICATE OF SERVICE

I hereby certify that on August 29, 2017, I electronically transmitted the foregoing

STIPULATION AND ORDER FOR DISMISSAL WITHOUT PREJUDICE OF LEACH JOHNSON SONG & GRUCHOW, LTD. to the Clerk's Office using the CM/ECF System for filing and transmittal of a Notice of Electronic Filing to all counsel in this matter; all counsel being registered to receive Electronic Filing.

DATED this 21 day of August, 2017.

Date Law
An employee of SNELL & WILMER L.L.P.

Snell & Wilmer

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